



## NOTICE OF A REGULAR MEETING OF THE FOUNTAIN HILLS PLANNING AND ZONING COMMISSION

**WHEN:** THURSDAY, March 13, 2003  
**WHERE:** TOWN HALL COUNCIL CHAMBERS  
**TIME** 6:30 P.M.

Pursuant to A.R.S. 38-431.02, notice is hereby given to the members of the Fountain Hills Planning and Zoning Commission and to the general public that the Fountain Hills Planning and Zoning Commission will hold a regular meeting, which is open to the general public, on Thursday, March 13, 2003 at 6:30 p.m. in the Town Hall Council Chambers, Building B, located at 16836 E. Palisades Boulevard, Fountain Hills, Arizona.

### Consent Agenda

All items listed with an asterisk (\*) are considered to be routine, non-controversial matters and will be enacted by one motion and one roll call vote of the Commission. There will be no separate discussion of these items unless a Commissioner or members of the public so requests. If a Commission or member of the public wishes to discuss an item on the consent agenda, they may request so prior to the motion to accept the consent agenda. This item will be removed from the consent agenda and considered in its normal sequence on the agenda.

### AGENDA

1. Call to order, pledge to the flag, moment of silent reflection, and roll call.
- \*2. **Consideration** of the Commission meeting minutes for **February 27, 2003**.
- \*3. Consideration of the Preliminary Plat for "**Kepler Casas Condominiums**", a 2-unit condominium project, located at 16432 E. Monaco Dr., aka Final Plat 206, Block 7, Lot 17: Case #S2003-03.
- \*4. Consideration of a recommendation to Town Council on a **Preliminary Plat** for property located at 17140 East Shea Boulevard aka Final Plat 705, Parcel A. Case Number S2003-01.
5. Consideration of a **Concept Plan** for Amerihost Inn & Suites, located at 17140 East Shea Boulevard. Case Number CP2003-01.
6. **Public Hearing** to receive comments on a proposed amendment to Chapter 13, Section 13.03 and Chapter 7, Section 7.04.G.5 of the *Zoning Ordinance of the Town of Fountain Hills* that would allow business to operate truck rental services by special use permit in the Industrially zoned districts, and to establish the parking criteria for the truck rental use. Case Number Z2003-04.
7. Consideration of Recommendation for a proposed amendment to Chapter 13, Section 13.03 and Chapter 7, Section 7.04.G.5 of the *Zoning Ordinance of the Town of Fountain Hills* that would allow business to operate truck rental services by special use permit in the Industrially zoned districts, and to establish the parking criteria for the truck rental use. Case Number Z2003-04.

8. **Public Hearing** to receive comments on a proposed amendment to the Town of Fountain Hills Zoning Ordinance to permit temporary outdoor sales and similar activities to occur on intermitting or nonconsecutive days with Town Council approval through the temporary use permit process, case number Z2003-03.
9. Consideration of a recommendation to Town Council on a proposed amendment to the Town of Fountain Hills Zoning Ordinance to permit temporary outdoor sales and similar activities to occur on intermitting or nonconsecutive days with Town Council approval through the temporary use permit process, case number Z2003-03.
10. Call to the public.

Pursuant to A.R.S. §38-431-01(G), public comment is permitted (not required) on matters not listed on the agenda but must be within the jurisdiction of the Commission. All comment is “subject to reasonable time, space and manner restrictions” and the Commission will not discuss or take legal action on matters raised during call to the public unless the matters are properly noticed for discussion and legal action. At the conclusion of the call to the public, individual Commissioners may respond to criticism, ask staff to review a matter or ask that a matter be put on a future agenda.

11. Adjournment.

Dated the 7th day of March 2003.

By:

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Janice Baxter – Administrative Assistant

*Supporting documentation and staff reports furnished the Commission with this agenda are available for review in the Community Development Department.*

The Town of Fountain Hills endeavors to make all public meetings accessible to persons with disabilities. Please call 837-2003 (voice) or 1-800-367-8939 (TDD) 48 hours prior to the meeting to request reasonable accommodations to participate in this meeting.